

Board of Adjustment



Agenda Results

GARRETT MCCRAY - CHAIR

NICHOLAS LABADIE – Vice-Chair
TYLER STRADLING
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GREG HITCHENS
DIANNE von BORSTEL
CAMERON JONES

**October 19, 2011, 2011
City Council Chambers - Lower Level
57 East First Street**

4:30 p.m. STUDY SESSION

- A. Zoning Administrator's Report
 - 1. Housekeeping items for Zoning Ordinance
 - 2. Ethics reminder from Arizona Chapter, APA Conference
- B. Discussion of items listed on the Public Hearing Agenda

5:30 p.m. PUBLIC HEARING

- A. CONSIDER MINUTES FROM THE SEPTEMBER 13, 2011 MEETING.
- B. CONSENT AGENDA: Items listed with an asterisk (*) will be added to the Consent Agenda. All items on the Consent Agenda will be considered as a group by the Board of Adjustment and will be enacted with one motion. There will be no separate discussion of these items unless a Board member or a citizen so requests. If a request is made, the item will be removed from Consent Agenda and considered as a separate item following adoption of the Consent Agenda.
- C. CONSIDER THE FOLLOWING CASES (PUBLIC HEARING):
 - *1. BA11-040 1061 North Dobson Road (District 1) – Requesting a modification of a Special Use Permit (SUP) for a comprehensive sign plan in the C-2 BIZ PAD zoning district. (PLN2011-00134)
Continued from the September 13, 2011 meeting

Staff Planner: Lesley Davis

Staff recommendation: Approval with conditions

Board decision: **Approved with conditions**

2. BA11-043 2565 East Southern Avenue (District 2) – Requesting a Minor Modification of a Planned Area Development (PAD) Overlay to allow the modification of rear yards in the R-2 PAD zoning district. (PLN2011-00224) **Continued from the September 13, 2011 meeting**

Staff Planner: Tom Ellsworth

Staff recommendation: Approval with conditions

Board decision: **Approved with conditions**

- *3. BA11-044 1415 East McKellips Road (District 1) Requesting a Variance to allow a fence to exceed the maximum height allowed in the RS-9 zoning district. (PLN2011-00233)

Staff Planner: Lesley Davis

Staff recommendation: Approval with conditions

Board decision: **Approved with conditions**

- *4. BA11-045 225 South Dobson Road (District 3) Requesting a Substantial Conformance Improvement Permit (SCIP) to allow the redevelopment of an industrial building in the LI zoning district. (PLN2011-00244)

Staff Planner: Angelica Guevara

Staff recommendation: 30-day continuance to the November 8th, 2011 meeting

Board decision: **Continued to the November 8th, 2011 meeting**

D. OTHER BUSINESS:

E. ITEMS FROM CITIZENS PRESENT.